

	Kotak Mahindra Bank Limited <small>Registered Office : 27 BKC, C 27, G Block, Bandra Complex, Bandra (E), Mumbai - 400 051, Corporate Identity No.L65110MH1985PLC038137, Branch Office,at Kotak Mahindra Bank Ltd., Kotak House, 22, M.G.Road, Bangalore - 560 001</small>	APPENDIX-IV- A [REFER PROVISO TO RULE 8(6)]
-----------------------------------------------------------------------------------	--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	---------------------------------------------------------

E-AUCTION SALE NOTICE FOR SALE IMMOVABLE PROPERTIES

E-Auction Cum Sale Notice for sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 6(2) & 8(6) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described Immovable Properties/Property mortgaged/charged to the Secured Creditor, the Symbolic/Physical Possession of which has been taken by the Authorised Officer of Kotak Mahindra Bank Limited,(Secured Creditor/Kotak Mahindra Bank Limited) will be Sold on **“AS IS WHERE IS”, AS IS WHAT IS”** and **“WHATEVER THERE”** is on **20.03.2024** for recovery of Bank dues of ₹. **2,10,66,642.16** /- (Rupees: Two Crore Ten Lakhs Sixty Six Thousand Six Hundred Forty Two and Paise Sixteen Only) as on 23-01-2024 due and payable to the Secured Creditor in addition to Interest, Costs and charges at contractual rate to the Secured Creditor from **1. Mr. Anshad A** Puthenpurayil, Njakkanal Po, Krishnapuram Part, Near Oachira Parabrahma Temple, Alappuzha – 690 533. Also At :- Door No.11/587, Puthenpurayil House, Krishnapuram Post, Njakkanal, Ochira, Alappuzha, Kerala – 690 533. (Borrower) **2. Mrs. Beena KM** Puthenpurayil, Njakkanal Po, Krishnapuram Part, Near Oachira Parabrahma Temple, Alappuzha – 690 533. Also At :- Door No.11/587, Puthenpurayil House, Krishnapuram Post, Njakkanal, Ochira, Alappuzha, Kerala – 690 533 and **3. Mrs.Thajunnisa Yoonus Kutty** Puthenpurayil, Njakkanal Po, Krishnapuram Part, Near Oachira Parabrahma Temple, Alappuzha – 690 533. Also At : - Koyippurath Tahrayil House, Krishnapuram Village, Njakkanal, Krishnapuram PO, Alappuzha District, Kerala – 690 533. Co Borrower/Guarantor)

Short description of Immovable Properties/Property with known encumbrances and certain terms of the sale:-

Loan Account No.	Name of the Borrower / Co-Borrower(s) /Guarantor (S)	Demand Notice Amount and Date	Reserve Price (RP)	EMD (10% of RP) and Last Date	Inspection Date & Time	Date of Auction & Time	Total Outstanding	Known Encumbrances, If Any,
- LAP - 18058410, LAP - 18084780 and LAP - 1824506	1. Mr. Anshad A (Borrower) 2. Mrs. Beena KM Co-Borrower's	07-09-2021 Rs.1,49,14,393.01 /- (Rupee	1,84,47,508.80 (Rupees One Crore Eighty Four Lakh Forty Seven Thousand	₹.18,44,751/- (Rupees Eighteen Lakh Forty Four Thousand Seven Hundred Fifty One	On 11.03.2024 Form 10:00 A.M to 4:00 P.M	On 20.03.2024 At 03.00 P.M to 4:00 PM	2,10,66,642.16 /- (Rupees: Two Crore Ten	Nil

0 (CRN 3536528 64)	/Guarantor s) 3. Mrs.Thaj unnisu Yoonus Kutty, ...Co-Borrower's /Guarantor s)	es One Corer Forty Nine Lakhs Fourteen Thous and Three Hundred Ninety Three and Paisa One Only) as on 07th Sep, 2021	Five Hundred Eight and Paisa Eighty Only).	Only) On or before 19-03-2024 6:00PM			Lakhs Sixty Six Thousand Six Hundred Forty Two and Paisa Sixteen Only) as on 23-01-2024	
Details of the Immovable Properties /Property	<p style="text-align: center;"><u>PROPERTY</u></p> District : Alappuzha Sub District : Kayamkulam Taluk : Karthikapally Village : Krishnapuram Desom : Krishnapuram Local Authority : Krishnapuram Panchayat Tenure : Pattom Nature of land : Dry land Old Sy. No. : 10769 Block No : 24 Re. Sy. No : 652/8-3 Extent in Ares : 1.21 Old Sy No. : 10770, 10774/1 Re. Sy. No. : 652/5-2 Extent in Ares : 4.05 Old Sy No. : 10770, 10774/1 Re.Sy.No. : 652/5-4 Extent in Ares : 0.81 Total Extent in Ares : 6.07 Description : - All that piece and parcels of immovable property admeasuring 6.07 Ares of land made up of 1.21 Ares in Re.Sy.No.652/8-3 4.05 Ares in Re.Sy.No. 652/5-							

	<p>2 and 0.81 Ares in Re.Sy.No. 652/5-4 of Krishnapuram Village with the building Door No.11/587 of Krishnapuram Panchayat.</p> <p>Boundaries : - East : - Property of Thajunissa South : - Property of Janardhanan, Shajudeen & Shahida West : - Road and Property of Jabbarukutty North : - Properties of Jabbarukutty & Nawas</p>
--	---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

The Auction will be conducted online through the Bank's approved Service provider M/s C1 India Private Limited, at their web Portal www.bankeauctions.com.

The Authorised Officer shall have absolute discretion to cancel the e-auction at any point of time, without assigning any reason.

For detailed terms and conditions of E-Auction sale tender document containing online e-auction Bid Form, Declaration etc, Please refer to the link provided in www.bankeauctions.com & <https://auctions.kotak.com/properties/auction-notices/>, also can contact Mr. Sessa Srinivasan M Or by person Mr. Ramakrishnan S & Karun B Mobile- (+91 9916855444, 9841123344 & 8655928069)

Date: 04-03-2024

Place: Cochin

Authorised Officer